

# Prime 2nd Gen Restaurant Space

111 Glenridge Point Pkwy  
Sandy Springs, GA 30342

for lease  
1,300 SF site

## about the property

Move in ready 2nd gen restaurant opportunity located in the heart of a dense medical, office, and residential corridor.

Located in Sandy Springs, Bell Glenridge offers a 2nd gen restaurant space in excellent condition, within walking distance to medical and office buildings. With three major hospitals less than a mile away and over 4.5 million square feet of nearby office space, the site benefits from strong traffic, built-in residential demand, and a steady daytime population

- Walking distance to major medical & office district
- Immediate access to GA-400 & I-285
- Traffic counts exceed 20,000 AVD
- Nearby employers: Emory/St. Joseph's, Northside, Scottish Rite, Nasdaq, GoTo Foods
- located beneath 180 luxury apartment homes

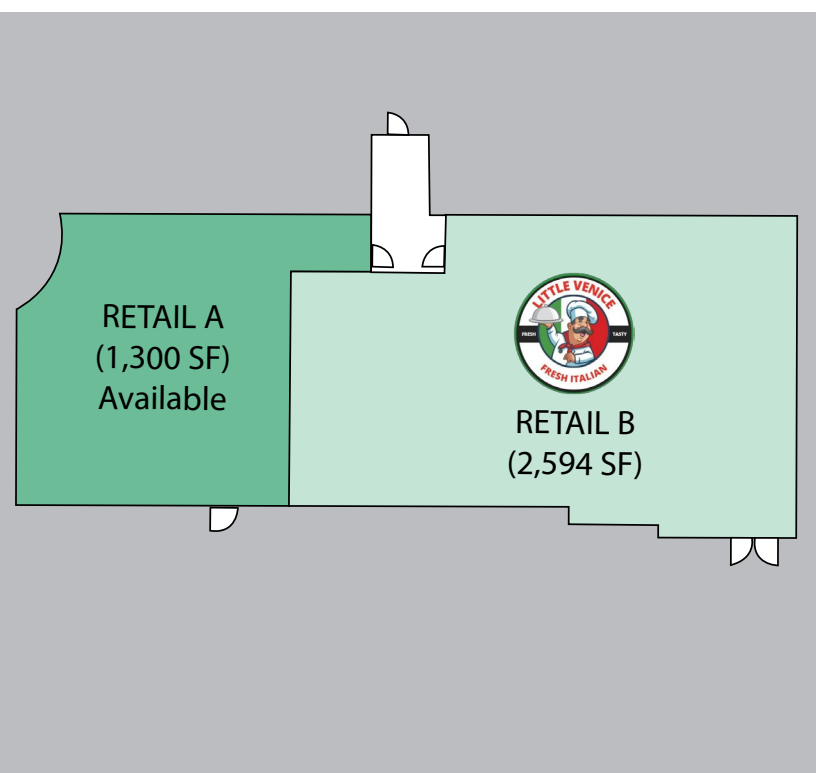
## 2024 demographics

	1 mile	3 mile	5 mile
Population (est.)	12,954	104,219	268,856
Households (est.)	6,531	47,784	121,602
Average HH income	\$165,117	\$201,099	\$195,462
Total businesses	3,008	13,882	33,663
Employees (est.)	44,194	139,789	302,044

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